



**PLANNING COMMISSION
MEETING MINUTES
THURSDAY, JUNE 9, 2022
691 Main Street
Cheswold, Delaware 19936**

ATTENDANCE VIA ZOOM WAS AVAILABLE

Planning Commissioners In Attendance:

**Mr. Carl Schultz, Chairperson – via ZOOM
Mr. Reginald Valentine, Vice Chairperson – via ZOOM
Ms., Barbara Cooper Commissioner - via ZOOM
Mr. Dave Naples - Commissioner – via ZOOM**

Excused: Ms., Colleen Ostafy, Commissioner

**Also in Attendance: Mr. Thomas Wilkes, P.E., Town Engineer – via ZOOM
Ms. Sam Callender, Town Land Use Administrator
Mr. Michael Callender, Public Works Director**

MEETING OPENING:

The meeting was called to order at 5:08 p.m., by Chairperson Carl Schultz and a Salute to the Flag and a Moment of Silence immediately followed.

After the moment of silence, Mr. Schultz confirmed that the meeting had been properly posted and conducted a roll call, and it was acknowledged that a quorum of members were in attendance, and the meeting proceeded.

AGENDA REVIEW:

A call for a review of the agenda was made and a motion was made by Commissioner Naples to accept the agenda as presented. Commissioner Cooper provided a second to the motion and it passed with a unanimous roll call vote of the Commissioners.

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MINUTES REVIEW:

The following minutes were reviewed and voted upon and/or not required:

May 12, 2022 – Monthly Commission Meeting

A motion to approve the May 12, 2022 minutes as presented was made by Commissioner Naples. Vice-Chair Valentine made a second to the motion and it passed with a unanimous roll call vote.

The meeting continued with a review of the items posted under New Business.

NEW BUSINESS –

Nothing to Report

OLD BUSINESS:

Review of Article 7. Use Regulation Table

As agreed at last month's meeting the Commissioners, Land Use Administrator and Town Engineer began a discussion of the types of uses that are commonly used and documented in the Land Use Ordinances of other municipalities, which are not included in the Town of Cheswold Use Table.

Administrator Callender suggested that each person in attendance identify those uses they individually felt should be included in the Town of Cheswold Use Table. Commissioner Naples suggested that that process would be time consuming and it would not necessarily provide the level of review required to determine if a use was applicable in an associated zoned location.

After some discussion, it was agreed that the list of potential new uses be associated to the existing Town of Cheswold use titles and perhaps added to Section 2. Definitions of the Land Use Ordinance. Mrs. Callender agreed to revise Section 2 as agreed and the results will be reviewed at next month's meeting.

Chairperson Schultz then asked for comments from the following:

TOWN ENGINEER COMMENTS: *NO COMMENTS*

LAND USE ADMINISTRATOR COMMENTS: *Thanked Commissioner Naples for keeping the team grounded in the review of the Use Table. Town Engineer Wilkes agreed.*

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COMMISSIONER COMMENTS:

Vice -Chairperson Valentine – *NO COMMENTS*

Commissioner Ostafy - Excused

Commissioner Cooper – *NO COMMENTS*

Commissioner Naples - *NO COMMENTS*

CHAIRPERSON SCHULTZ – *NO COMMENTS*

Next Meeting Date: Thursday, July 14, 2022; 5:00 p.m.,
@ Cheswold Town Hall - Commissioners and Applicants only

- **ZOOM** will be available for all others

MOTION to ADJOURN:

A motion to adjourn was made by Commissioner Naples at 5:40p.m. A second to the motion was made by Commissioner Cooper and a unanimous roll call vote passed the motion.

Minutes Submitted by: Land Use Administrator Sam Callender – June 15, 2022